

**Toho-Tolani County Improvement District**  
**Questions and Answers**  
**September 21, 2005**

Q. When will road construction resume?

A. Road construction will resume this weekend, September 24, weather permitting.

Q. Does Combs Construction have experience working with County Road Districts or with the County?

A. Combs Construction has extensive experience working with Coconino County and road districts over the past 10 years. Currently they are completing three districts in Mountainaire, the Rio Arroyo CID, the Townsend-Winona overlay project for the County, and other County road and drainage projects.

Q. Given the limited time remaining in this year's construction season, what work is prioritized to be completed this year?

A. The prioritized work includes:

- Finishing the north section roadways by completing driveways, repairs and laying of a ½" thick friction surface on top of the existing pavement;
- Paving two of the main roads that had base laid earlier this summer (parts of Pinon Trail and Jadito Trail);
- Installing guard rail on Pinon and Toho Trails; and
- Finishing as much as possible of the grading, installing of base material, and paving on the remaining roads.

As much of the above-listed work will be completed as possible, weather permitting.

Q. If I have a complaint involving construction activity, then who do I call?

A. Please call the Construction Hotline at **866-593-2877**. You will be asked to leave a recorded message relaying your concern. Your concern will be forwarded to the construction manager and district personnel for resolution.

Q. When will all the road improvements be completed?

A. The agreement with Safeco calls for substantial completion of the road improvements no later than June 30, 2006, weather permitting.

Q. Where will the additional funds come from to complete the project?

A. Safeco is responsible for all the costs up to the bond amount, which is approximately \$4.2 million. The construction contract with Combs is approximately \$3 million.

Q. How will the District recover additional non-construction costs, like legal and engineering fees?

A. The District intends to recover these costs through either mediation or litigation with Safeco and/or A. Miner Contracting. The District will continue to work to protect the District Members' investment. The final resolution of the costs will not be known until the litigation or mediation is completed.

Q. If I have not paid my assessment, then when do I have to pay it?

A. Assessments will be billed in late October 2005 as required by state law. Property owners must pay assessments when the project is deemed substantially complete, which is anticipated to be by the end of June 2006.

Q. What happens if I don't pay the assessments when the project is substantially completed?

A. By State Statute, any assessment not paid by **December 31, 2006** will initiate a process that, if not resolved immediately by the property owner, will lead to the sale of the assessment at the annual assessment auction, which is generally held at the end of January or early February of the following year (in this case January or February 2007).